

Following a Work Session, the Regular Session was called to order at 7:00 P.M., by Mayor Pro Tem Stone with Councilmembers Simillion, Smits and Duba present along with City Attorney Landwehr, City Manager Collins, City Clerk Davidson, Finance Director Hanson, Public Works Director Coleman, Police Chief Keehne, Parks & Recreation Director Ampietro, Community Development Director Westbay, WSC Intern Johnston, members of the Gunnison Valley Community Alliance, several interested citizens and the press. Mayor Ferguson was absent, at a meeting at the State Capitol.

Consideration of Minutes:**Regular Session Minutes of October 12, 2004.**

Councilmember Simillion moved and Councilmember Smits seconded the motion to approve the Regular Session minutes of October 12, 2004, as submitted.

Roll call vote, yes: Simillion, Stone, Smits, Duba. So carried.

Roll call vote, no: None.

Pre-Scheduled Citizens:

Employee Compensation Plan Presentation – Nicki Aggers of Mountain States Employers Council (MSEC) and City Staff. Ms. Aggers and Finance Director Hanson reviewed the following compensation plan review topics:

- Updated and matched job descriptions to identified salary survey reports;
- Established job groups based on job responsibilities, impact on organization and salary range;
- Design of salary ranges and calculations of cost to implement plan;
- Review and limited revision of the existing performance appraisal form;
- Education and communication with the employees on compensation plan; and
- Analysis of benefits package offered by the City.

The next steps in the process are to finalize the salary structure based on the direction given by Council, develop the implementation strategy and communicate the plan to Council and the employees. Discussion ensued. The Mayor will review the plan on Friday and Ms. Aggers will meet with Staff tomorrow to review comments from Council.

Unfinished Business:

2005 City Budget. Finance Director Hanson reviewed the changes to the proposed 2005 City Budget. Changes were cited in the Grants and Contracts for Service line items. There may also be savings in the paving of the West Tomichi Riverway project.

Councilmember Duba gave Council an update on the Gunnison Main Street meeting he attended today. The Main Street Committee is still not decided on what direction to take as a group. Discussion on funding options ensued. \$12,500 is currently budgeted in the 2005 proposed budget for the Main Street Program. It was suggested to leave the budgeted funds as is in the line item and then contact the Main Street Program Board on July 1, 2005, if no budget requests have been made by them at that time. No motion was made.

New Business:**Super Store Fiscal Impact Study.**

Review and Approval of Request for Proposals (RFPs). Community Development Director Westbay reviewed the draft request for proposals for a fiscal impact study regarding the development of super stores and stated it was developed using standard scope of services and consistent points found in several RFP examples. Council asked to include cost comparisons of consumable goods, like food and gasoline, between Gunnison, Montrose and Grant Junction.

Councilmember Smits moved and Councilmember Simillion seconded the motion to approve and authorize the solicitation of Request for Proposals as submitted and amended by the discussion by Council.

Roll call vote, yes: Stone, Smits, Duba, Simillion. So carried.

Roll call vote, no: None.

License Agreement Application from the Print Shop, 241 N. Main Street, for an Awning Over City Sidewalk. This item was discussed at the Council Work Session prior to this meeting. Discussion ensued on not allowing construction of the awning until the City receives proof of insurance.

Councilmember Smits moved and Councilmember Duba seconded the motion to approve the License Agreement Application from the Print Shop, 241 N. Main Street, for an awning over the City sidewalk and to authorize the Mayor to sign said License Agreement with the condition the awning may not be constructed until proof of insurance is presented to the Community Development Department.

Roll call vote, yes: Smits, Duba, Simillion, Stone. So carried.
Roll call vote, no: None.

Appointment of Steering Committee Members. This item was discussed at the Council Work Session prior to this meeting. Council is deferring the appointments until an advertisement can be run in the local newspapers calling for community members to serve on the committee. Discussion ensued on a time table for appointing the committee members.

Councilmember Smits moved and Councilmember Simillion seconded the motion to set a Special Session of City Council for Tuesday, November 16, 2004, at 7:00 P.M. in the City Council Chambers to take action on appointing the Steering Committee members for the super-store fiscal impact analysis and to run an ad calling for interested citizens in the local newspapers on November 3rd and 4th.

Roll call vote, yes: Duba, Simillion, Stone, Smits. So carried.
Roll call vote, no: None.

Ordinance and Resolutions:

Ordinance No. 12, Series 2004, Re: Vacation of a Portion of 9th Street Located North of Denver Avenue, 2nd Reading.

Councilmember Simillion introduced Ordinance No. 12, Series 2004, and it was read by title only by the City Attorney.

Councilmember Duba moved and Councilmember Smits seconded the motion that Ordinance No. 12, Series 2004, **AN ORDINANCE VACATING ALL THAT PORTION OF 9TH STREET WHICH IS LOCATED NORTH OF THE NORTHERLY RIGHT-OF-WAY LINE OF DENVER AVENUE AND ADJACENT TO BLOCKS 94 AND 95, ACCORDING TO THE AMENDED PLAT OF TOWN OF WEST GUNNISON, CITY OF GUNNISON, COUNTY OF GUNNISON, STATE OF COLORADO,** be introduced, read, passed and adopted on second reading this 26th day of October, 2004.

City Attorney Landwehr reviewed the concurrent recordation of the Ordinance with the applicants plat.

Roll call vote, yes: Simillion, Stone, Smits, Duba. So carried.
Roll call vote, no: None.

Resolution No. 6, Series 2004, Re: VanTuyl Property Utility Easement to Gunnison County for North Sewer Line Extension.

Councilmember Smits introduced Resolution No. 6, Series 2004, and it was read by title only by the City Attorney.

Councilmember Duba moved and Councilmember Simillion seconded the motion that Resolution No. 6, Series 2004, **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GUNNISON, COLORADO, AUTHORIZING THE GRANTING OF A CONSTRUCTION AND A PERMANENT EASEMENT FOR UNDERGROUND SEWER LINE TO THE COUNTY OF GUNNISON AS A PART OF THE COUNTY'S NORTH GUNNISON SEWER DISTRICT,** be introduced, read, passed and adopted this 26th day of October, 2004.

Roll call vote, yes: Stone, Smits, Duba, Simillion. So carried.
Roll call vote, no: None.

City Attorney: Nothing to report.

City Manager: Mark Collins. 1. Reported McPorts out next week. 2. Mayors'/Managers' Meeting is next Thursday at noon at the Columbine Restaurant. The City is hosting. 3. There's good progress on the Community Center, steel is going up.

Acting City Manager: Public Works Director Ken Coleman: Departmental Report. Report is in their packets. Every day the crews accomplish wonderful things and are positive and valuable employees. Councilmember Duba asked Director Coleman to examine trends in refuse collection for more recycling and waste reduction in the future.

Councilmember Simillion asked about the location of the City Christmas tree for 2004. Discussion ensued. The issue will be discussed at the Work Session on November 9th. Mayor Pro Tem Stone asked that snow removal be placed on a future work session agenda.

City Clerk: Gail Davidson. Asked Council if they want to cancel the Work Session meeting scheduled for Election Day, November 2nd. Council canceled the meeting.

WSC Intern: Matt Johnston – Results of Big Box Retail WSC Student Opinion Survey. Intern Johnston reviewed the results of the opinion survey on big box retail he conducted at Western State College. Council agreed the opinions are an important piece of the entire moratorium process. Police Chief Keehne will be meeting with the Student Government Association tomorrow to discuss City-student issues.

Non-Scheduled Citizens: Ralph "Butch" Clark came forward and informed Council about an affordable housing meeting on October 29th. He complimented the road repair crew, asked Council to look at work prepared by DOLA concerning financial impacts from development and asked the City to look at subsidies that can be offered to existing small businesses. Region 10 has this type of information.

General Discussion/Items for Work Session:

Councilmembers Simillion, Duba and Stone: Nothing further.

Councilmember Smits: Asked for additional diligence in Police patrolling of bicyclists. He's had complaints from several citizens about near-accidents between vehicles and bicyclists not obeying traffic regulations.

Adjournment: At 8:56 P.M.

Mayor

City Clerk